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BOOK 878 PAGE 349

This Indenture Made the

Third day of July in the year

of our Lord one thousand nine hundred and sixty-three

Between

WALTER A. CURTZE and RUTH H. CURTZE, his wife, of the City of Erie, County of Erie and State of Pennsylvania,
PARTIES OF THE FIRST PART

A N D

JOSEPH T. HALMI and EVELYN HALMI, his wife, of the Township of Millcreek, County of Erie and State of Pennsylvania,
PARTIES OF THE SECOND PART

Witnesseth, That the said party of the first part, for and in consideration of the sum of -----

ONE DOLLAR (\$1.00) and other good and valuable consideration----- Dollars, lawful money of the United States, to them in hand paid by the said party of the second part, at and before the enrolling and delivery of these presents, the receipt and payment whereof is hereby acknowledged, have granted, bargained, sold, released and confirmed, and by these presents do hereby grant, bargain, sell, release and confirm unto the said party of the second part, and to their heirs and assigns, all that certain

piece or parcel of land situate, lying and being in Reserve Tract 13, in the Township of Millcreek, County of Erie and State of Pennsylvania, bounded and described as follows: Beginning at the southwest corner of land here-in described, the corner common to Reserve Tracts 12, 13, 18 and 19, common to land of William Hamilton, Jr., in the north line of the New York Central Railroad land, concrete monument; thence North, twenty-five (25°) degrees, thirty-five (35) minutes West with the line common to Reserve Tracts 12 and 13, the east line of land of William Hamilton, Jr., in part, and of Joseph Halmi and Arthur W. Bennett, in part, thirteen hundred forty-one and seventy-four hundredths (1341.74) feet to an iron pipe in the line common to Reserve Tracts 12 and 13, the east line of land of Arthur W. Bennett, said iron pipe marking the southwest corner of Edgewood Subdivision, distant, twenty-five (25.0) feet southerly from the north line of Fourteenth Street; thence North sixty-three (63°) degrees, forty-nine (49) minutes East along the southerly line of Edgewood Subdivision, as recorded in Erie County Map Book 2, page 499, passing within Reserve Tract 13, three hundred thirty-three and thirty-eight hundredths (333.38) feet to an iron pipe, the intersection of the southerly line of Edgewood Subdivision with the center line of Idaho Avenue, distant, twenty-seven and thirty-nine hundredths (27.39)

AR103902

Set southerly from the line of projection of the north line of Fourteenth Street; thence South, twenty-five (25°) degrees, twenty-six (26) minutes, twenty (20) seconds East, with the line common to land conveyed to Ralph R. Riehl by deed recorded in Erie County Deed Book 484, page 176, thirteen hundred thirty-nine and eighty-six hundredths (1339.86) feet to an iron pipe in the line common to Reserve Tracts 13 and 18, the corner common to land conveyed to Ralph R. Riehl and in the north line of land of the New York Central Railroad; thence South, sixty-three (63°) degrees, twenty-nine (29) minutes West along the line common to Reserve Tracts 13 and 18, the north line of land of the New York Central Railroad, three hundred thirty (330.00) feet to the place of beginning, containing 10.21 acres of land, be the same more or less. Being the same premises as conveyed to the Grantors in Deed Book 729, page 438.

The actual consideration is \$10,210.00.

Together with all and singular the rights, liberties, privileges, hereditaments, improvements, and appurtenances, whatsoever thereto belonging, and the reversions and remainders, rents, issues and profits thereof; and also, all the estate and interest whatsoever of the said party of the first part, in law or equity, of, in, to or out of the same;

To Have and to Hold the same, together with the premises hereby granted, or intended so to be, unto the said party of the second part, their heirs and assigns, to the use of the said party of the second part, their heirs and assigns forever. And the said party of the first part, their heirs, executors and administrators, do hereby covenant and agree to and with the said party of the second part, their heirs and assigns, that the said party of the first part, their heirs and assigns, all the above, together with the above mentioned and described premises, unto the said party of the second part, their heirs and assigns, against the said party of the first part and their heirs and assigns, and against all and every other person or persons whomsoever lawfully claiming or to claim the same

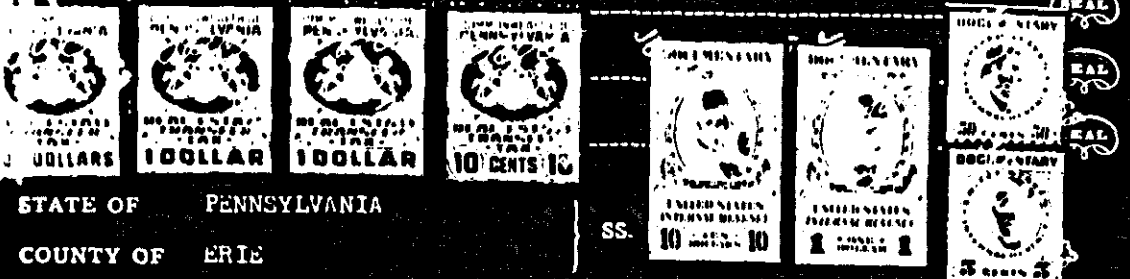
shall and will WARRANT and forever DEFEND by these presents.

Witness Whereof, the said party(ies) of the first part has/have hereunto set his/her/their hand(s) and seal(s) the day and year first above written.

SIGNED, SEALED and DELIVERED
in the presence of

WALTER A. CURTZE

RUTH H. CURTZE



STATE OF PENNSYLVANIA

COUNTY OF ERIE

SS.

On this, the
before me
personally appeared

3rd

day of July

1963

, the undersigned officer,

WALTER A. CURTZE and RUTH H. CURTZE, his wife,

known to me (or satisfactorily proven) to
be the person(s) whose name(s) are subscribed to the within instrument, and acknowledged that they
executed the same for the purposes therein contained.

In witness whereof, I hereunto set my hand and official seal.



I, William W. Knox

hereby certify that the residence of the within named Grantee is

MILLCREEK TOWNSHIP REALTY

TRANSFER TAX

102.10

RECEIVED BY

DATE

4318 W. Ridge Rd.
Erie, Pa
Walter A. Knox
July 3, 1963

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